26 SHIPWAY ROAD, NIMBIN, NSW, 2480






SOLD

THE UNIQUE HOBBY FARM WITH ENDLESS CHARM

Nimbin's local award winning Rate My Agent proudly presents 26 Shipway Road, Nimbin. Sitting very neatly on a gently sloping hill is this enormous 3 BDR 2 BATH home situated on an extremely tidy 6-acre parcel of land. I must say this is the most quirky house I have ever listed, and it will excite many. Almost every wall has a different texture creating an amazing feeling throughout the entire house.

The owners have received the final occupational certificate from council earlier this year deeming it to be fully approved. The structure itself is enormous, equating to 324 sqm in size, including the carport and deck. Steel frameworks are robust and pest free bones to this building. A range of stunning locally sourced timbers has been used throughout, along with corrugated iron at times for further feature walls.

The flooring is a combination of blackbutt, spotted gum & ironbark and an extremely long blue gum slab for the kitchen bench. Very high ceilings through the dining, kitchen and lounge, through to snug bedrooms 2 of which have bi-fold doors to give you the ultimate open plan living experience. The house has been designed to capture the stunning area views it sits within, and I assure you it does not disappoint!

No, the roof is not a single sheet of tin, it has been double laid with insulation in between. Yes, you will have the joys of being connected to mains power, rainwater storage consists of 2 X 25,000 Ltr tanks catching the large roofline they have never been empty. And of course, the septic and evaporation trenches meet council standard only being approved in recent times.

A solar hot water system is installed to heat the water with the safety of an electric backup, along with an electric stove for cooking.

The gardens are to die for. Extremely low maintenance, all you need to enjoy the serenity while you zip around the paddocks on a ride-on lawnmower possibly enjoying a cold beverage!

Towards the back of the property, you will find a hidden area, 2 streams and a large dam featuring amazing views of the famous Nimbin Rocks. I will add, can be seen from most areas of the property and house. Overlooking the dam is an open shed of 49sqm, a perfect place to set

3 BED | 2 BATH | 3 CAR

PRICE:
$620,000

OPEN FOR INSPECTION:
N/A



Uri Ross
0423280278
uri.ross@atrealty.com.au
www.atrealty.com.au